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**MINUTES OF MEETING
VILLAGE COMMUNITY
DEVELOPMENT DISTRICT No 2**



The Meeting of the Board of Supervisors of the Village Community Development District No. 2 was held on Friday, July 13, 2012 at 9:30 a.m. at the District Office Board Room, 1894 Laurel Manor Drive, The Villages Florida, 32162.

Board members present and constituting a quorum:

Ed Nowe	Chairman
Bob Gilmartin	Vice Chairman
Chico Mir	Supervisor
John Blum	Supervisor
Nick Jones	Supervisor

Staff Present:

Janet Tutt	District Manager
Diane Tucker	Administrative Operations Manager
Valerie Fuchs	District Counsel
Sam Wartinbee	District Property Management Director
Wade Watson	District Property Management Supervisor
David Miles	Finance Director
Barbara Kays	Budget Director
Jennifer McQueary	District Clerk
Brittany Wilson	Executive Assistant

FIRST ORDER OF BUSINESS:

Call to Order

A. Roll Call

Chairman Nowe called the meeting to order at 9:37 a.m. and stated for the record that all Supervisors were present representing a quorum.

B. Pledge of Allegiance

The Chairman led the Pledge of Allegiance.

C. First Time Meeting Attendees

The Board welcomed all those residents in attendance at a Village Community Development District (VCDD) 2 Board Meeting for the first time.

D. Audience Comments

Don Simpson, Carvello Drive, invited the Board Members to attend an Architectural Review Committee (ARC) meeting which meets every Wednesday, at 9:00 a.m. in the District Office Board Room.

Sumter County Sheriff's Office

Lt. Wolfe, Sumter County Sheriff's Office (SCSO) presented the Board with a listing of 322 citations issued to vehicle operators and 7 citations issued to golf cart operators during the time period of April 11, 2012 and July 8, 2012. Lt. Wolfe stated the SCSO has identified an increase in grandparents allowing children under the age of 14 to operate golf carts which has resulted in couple of accidents and citations being issued. The SCSO has taken a proactive approach to addressing this issue and has formed a cooperative effort with the District Recreation Department and provides instructional information and material for Camp Villages classes. Lt. Wolfe advised the SCSO has received a new radar trailer which has been assigned to the Villages area.

Chairman Nowe inquired if there were extra patrol units in The Villages and about the speeding on El Camino Real. Lt. Wolfe stated four (4) additional traffic units were provided in late January and the units are working traffic crashes and addressing speeding, which is reflected in the citation listing.

SECOND ORDER OF BUSINESS:

**Approval of the Minutes of the Board Meeting
held on June 8, 2012 and the Budget Workshop
held on May 14, 2012**

On MOTION by Nick Jones, seconded by John Blum, with all in favor, the Board approved the Minutes from the Board Meeting held on June 8, 2012 and the Budget Workshop held on May 14, 2012.
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THIRD ORDER OF BUSINESS:

Financial Statements as of June 30, 2012

David Miles, Finance Director, reviewed the cash analyses prepared June 27, 2012 that shows the District's investable balances as \$1,975,101, which were distributed among Citizens First Bank (CFB), State Board of Administration (SBA), the Florida Municipal Investment Trust (FMIVT) 0-2 and 1-3 year bond fund account and Florida Governmental Investment Trust (FLGIT) funds. The Budget to Actual Statements as of June 30, 2012 representing 75% of the year were provided to the Board identifying the District has received 99.71% of the budget resources and 100.34% of the net maintenance assessments. Operating expenditures are at 69.46% and during the current month, the District's expenditures exceeded its revenues by \$45,472; however, on a year-to-date basis the Change in Net Assets is a positive \$155,876.

FOURTH ORDER OF BUSINESS:

District Property Management Reports

A. Landscape Maintenance Update

Wade Watson, District Property Management (DPM) Supervisor, provided the Board with an update of the following items:

- New annuals have been installed
- Preserve moving is ongoing
- Fence is work is almost complete. Fence replacement at Ron Hess Preserve will occur next

Chairman Nowe advised the Board the District incurred an estimated \$1,100 increase to the fence maintenance project along the Schwartz Preserve due to some residents refusing to remove items personal items from the fence. Janet Tutt, District Manager, stated if the Board chooses, should this type of issue occur in the future residents could be billed for the costs incurred by the District.

Supervisor Jones stated he does not believe it is appropriate that all residents of the District should have to pay for the misdeeds of some residents. The Board concurred.

Ms. Tutt advised future costs for removal of items from the fence during work and maintenance projects will be addressed with a letter to the residents advising the costs would be charged back to the residents.

Chairman Nowe stated gravelling of the asphalt remains an issue following the micro-resurfacing work completed on villa roads. Sam Wartinbee, DPM Director, stated the contractor will be back in The Villages within the next two (2) weeks and will utilize a rubber tire roller to address the gravelling issue.

Chairman Nowe advised the lighting of the Alhambra villa entry remains an issue. Mr. Watson stated the shrubs have been trimmed; but stated an option could be to move the light back some or try a different style of overhead lighting.

B. Water Retention Area Status Update

The Water Treatment Report was provided to the Board as information only.

FIFTH ORDER OF BUSINESS:

Case No. D2-05-12 VCDD vs. Donald Robertson

A. Staff Overview and Recommendation

Diane Tucker, Administrative Operations Manager, advised the Board Case No. D2-05-12 VCDD vs. Donald Robertson, 2140 Escobar Avenue, Unit 600, Lot 72 is in violation of the District's Rule that specifically states "each owner shall keep his lot neat and clean and the grass cut and edged at all times and shall also maintain the unpaved area between an adjacent roadway and the owner's front and side lot lines." On April 22, 2012 a complaint was received regarding weeds; on April 23, 2012 a Deed Restriction Reminder was issued. Staff spoke to the Mr. Robertson, the property owner, who gave no indication as to when the property would be maintained. Ms. Tucker stated Staff had the property maintained on May 25, 2012. The total amount of fines outstanding is \$250 and the actual cost of maintenance is \$75. After the District had the property maintained, Staff identified the property had transferred ownership on May 23, 2012. Ms. Tucker stated due to the transferring of ownership, Staff is recommending the case be closed, the \$250 fine be waived and request the Chairman execute the Order of Enforcement.

B. Open Public Hearing to Received Public Comment

Chairman Nowe opened the public hearing at 10:01 a.m. to receive public input.

Supervisor Mir inquired if Staff worked with the property owner to encourage Mr. Robertson to pay the outstanding fine. Ms. Tucker stated the violation was written on April 23, 2012 and the property was maintained on May 25, 2012.

Valerie Fuchs, District Counsel, clarified the property transferred ownership without Staff's knowledge; therefore, the case would have to be closed.

C. Close Public Hearing

Hearing no public input, Chairman Nowe closed the public hearing at 10:02 a.m.

D. Board Determination

On MOTION by Bob Gilmartin, seconded by Nick Jones, with all in favor, the Board closed Case No. D2-05-12, waiving the \$250 fine and authorized the Chairman to execute the Order of Enforcement.

CONSENT AGENDA:

Chairman Nowe advised the Board a motion to approve the Consent Agenda is a motion to approve all recommended actions. All matters on the Consent Agenda are considered routine and no discussion will occur unless desired by a Board Member.

Chairman Nowe requested discussion occur on Agenda Item Nos. 6 and 7.

SIXTH ORDER OF BUSINESS:

**Adoption of Resolution 12-09 accepting transfer
of the El Camino Real Multi-Modal Cart Path
Improvements**

Mr. Miles stated the Resolution provides for the District to accept the improvements made to the multi-modal paths from the multi-modal cart path reconstruction project which were paid for by the Village Center Community Development District (VCCDD) Recreation Amenities Division (RAD) Fund. By the District accepting the donation the capital assets will be posted to the District's accounting records which will increase the value of District 2 capital assets.

Supervisor Jones requested clarification if District 2 had relinquished ownership of the cart paths when the reconstruction was completed. Mr. Miles advised District 2 owns the paths, which were part of the initial construction of the District and are already capital assets. The improvements are an enhancement which extends the useful life of the fixed assets and increases the value for future years,

but will be depreciated over time. The donation increases the total assets of District 2 in the amount of \$2,077,791.45.

Supervisor Mir inquired if when the multi-modal paths were reconstructed if the costs for the existing infrastructure were "written off". Mr. Miles stated the District's capital assets were increased based on the value of the donation. Staff can review if there is a residual value from the previous constructed paths that need to be expensed this year. Ms. Tutt stated in this particular case, it was more extensive than the cement or asphalt; it was a renovation of the entire area and to identify the expenditures to extrapolate could be extremely difficult.

On MOTION by John Blum, seconded by Chico Mir, with all in favor, the Board adopted Resolution 12-09 accepting transfer of the El Camino Real Multi-Modal Cart Path improvements.

SEVENTH ORDER OF BUSINESS:

Approval of Amendment Three to the Agreement with Valleycrest Landscape Maintenance, Inc.

Chairman Nowe inquired if the 15% increase was included in the projected budget for the upcoming year. Mr. Wartinbee stated the funds necessary for the plant replacement are included in the Landscape Recurring line item. Chairman Nowe requested the Board be provided an updated maintenance responsibility map. Mr. Wartinbee advised the only change to the District's maintenance responsibility was the addition at the Buena Vista Blvd. right-of-way. The Board would like a revised map there will be costs incurred to produce the information.

Supervisor Jones stated with that being the only change, he has no need for a revised map.

EIGHTH ORDER OF BUSINESS:

Approval of Amendment One to the Agreement with The Shepherd's Landscaping, LLC

No discussion occurred on this agenda item by the Board.

**On MOTION by Chico Mir, seconded by Bob Gilmartin, with all in favor, the Board approved the following items:
SEVENTH ORDER OF BUSINESS: Approval of Amendment Three to the**

Agreement with Valleycrest Landscape Maintenance, Inc. and authorized the Chairman to execute the Agreement.

EIGHTH ORDER OF BUSINESS: Approval of Amendment One to the Agreement with The Shepherd's Landscaping, LLC and authorized the Chairman to execute the Agreement.

NINTH ORDER OF BUSINESS:

Board Consideration: August Budget Workshop

Barbara Kays, Budget Director, requested the Board's direction as to whether they would like Staff to schedule an additional Budget Workshop prior to the Board adopted its budget at their September 14, 2012 meeting. The Board has included a 4% increase to the maintenance assessments in the approved proposed budget. Following discussion, the Board chose not to schedule a workshop in August; however requested Staff provide a status update at the August 10, 2012 regular meeting and if necessary a workshop could be scheduled at that time.

TENTH ORDER OF BUSINESS:

Board Consideration: Participation in Deed Compliance Joint Workshop

Ms. Tutt stated Staff respectfully requests this issue not be addressed during today's meeting and requests the Committee approve participation in a joint workshop at the Laurel Manor Recreation Center on Monday, July 30, 2012 at 9 a.m. with the AAC and Districts 1 - 5 at which time Staff will provide an overview of the actual events that have occurred to date and provide the ability for the Boards to hold open discussion. Following the workshop this item will be placed on the August agenda for the Board to consider how to address signage in each individual District.

On MOTION by Chico Mir, seconded by John Blum, with all in favor, the Board agreed to participate in a joint workshop with Village Community Development Districts No. 1-5 to be held Monday, July 30, 2012 9:00 a.m. at the Laurel Manor Recreation Center, 1985 Laurel Manor Drive, The Villages, FL.

ELEVENTH ORDER OF BUSINESS: Old Business Status Update

There were no old business items to be addressed.

TWELFTH ORDER OF BUSINESS: Staff Reports

A. Amenity Authority Committee Update

Chairman Nowe requested Ann Forrester, District 2 Representative of the AAC, provide the Board with an update from the July 11, 2012 meeting:

- Presentation of Paradise Park Master Plan was made and the AAC will review in a future workshop.
- The AAC chose to maintain the deferral amenity fee rate at \$155
- The AAC is considering a funding request from the Woodworkers Club to increase the parking area; Staff has been directed to have an engineering study completed.

Chairman Nowe stated the golf cart paths on the El Diablo and Santiago Golf Courses are in need of maintenance.

Supervisor Blum advised he has received comments from residents about the lack of a swimming pool in Santo Domingo.

THIRTEENTH ORDER OF BUSINESS: District Counsel Reports

There were no District Counsel reports.

FOURTEENTH ORDER OF BUSINESS: Supervisor Comments

Supervisor Jones thanked Ms. Tutt for providing the Board with the explanation of paving of roads within Sumter County.

Chairman Nowe advised a resident approached the Board pertaining to fence maintenance responsibility and Staff advised the maintenance of the fence was the responsibility of the resident, as included in the Fence Matrix provided to the Board. Chairman Nowe stated last week, a resident contacted The Villages regarding a large which had fall in the Puerto Bello Court was the responsibility of the District, not the resident's which has his questioning the information provided in the matrix. Mr. Wartinbee stated he believes there are two (2) different areas being referred to. Ms. Tutt requested

clarification of the location to ensure an incorrect assumption is not being made. Chairman Nowe stated the resident had a survey completed who identified the property belonged to The Villages. Valerie Fuchs, District Counsel, clarified the District utilized available documentation to complete the matrix and no surveys were completed. Ms. Fuchs stated Staff would request a copy of the survey completed and if a correction to the matrix is necessary it will be completed.

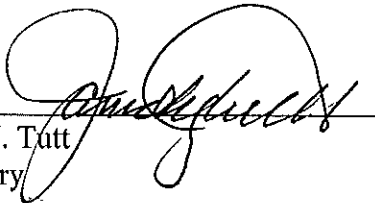
FIFTEENTH ORDER OF BUSINESS:

Adjourn

The meeting was adjourned at 10:45 a.m.

On MOTION by Chico Mir, seconded by Bob Gilmartin, with all in favor, the Board adjourned the meeting.

Janet Y. Tutt
Secretary



Ed Nowe
Chairman

